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**PART I - NOTIFICATIONS BY GOVERNMENT, HEADS OF DEPARTMENTS
AND OTHER OFFICERS**

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NOTIFICATIONS BY GOVERNMENT
MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT DEPARTMENT
(H1)

DRAFT VARIATION TO THE CONFIRMATION OF CHANGE OF LAND USE
FROM AGRICULTURAL LAND USE TO COMMERCIAL LAND USE, IN
CHODIMELLA GRAM PANCHAYAT, PEDAVEGI MANDAL, W.G. DISTRICT.

***/GO.Ms.No. 152, Municipal Administration & Urban Development(H1),
14th May, 2018./***

APPENDIX
NOTIFICATION

The following variation to the Eluru General Town Planning Scheme, the Master Plan, sanctioned in G.O.Ms.No.312, MA., dated:25.07.1975 and proposed in exercise of the powers conferred by clause (a) under sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) of sub-section (2) of the said section.

VARIATION

The site in R.S.No.47/2A4(P), 48/1 C2(P) of Dondapadu (V), Chodimella Gram Panchayat, Pedavegi (M), West Godavari District to an extent of 1693.16 Sq.Mts and the boundaries of which are as shown in the schedule hereunder and which is earmarked for Agricultural land use in the General Town Planning Scheme (Master Plan) of Eluru sanctioned in G.O.Ms.No.312, MA, Dt:25.07.1975 is now designated for Commercial land use by variation of change of land use basing on the Council Resolution No.36 of 2017,

dated:01.12.2017 and marked as “A to E” in the revised part proposed land use map bearing G.T.P.No.04/2018/R available in the Panchayat Office, Chodimella Gram Panchayat, **subject to the following conditions that;**

1. The applicant shall provide recreation/green buffer on Southern side of the site under reference as per clause 54(11)(b)(v) of G.O.Ms.No.119, MA, Dt.28.03.2017.
2. The applicant shall obtain prior technical clearance from the Competent Authority before commencement of any development at the site under reference.
3. The applicant shall take prior approval from the Competent Authority before taking up any development at the site under reference.
4. The title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
5. The above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A. P. Agriculture Ceiling Act.
6. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
7. The change of land use shall not be used as the proof of any title of the land.
8. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
9. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

- North : Existing 40'-0" wide service road of N.H.-16.
- East : Vacant Land in R.S.No.48/1C2(P) of G.Honey.
- South : Vacant Land in R.S.No.48/3 of G.Honey.
- West : Existing 33'-0" wide road.

R. KARIKAL VALAVEN,
Principal Secretary to Government.

(H2)

DRAFT VARIATION TO THE CONFIRMATION OF CHANGE OF LAND USE FROM PUBLIC & SEMI PUBLIC USE ZONE (STATE GOVERNMENT OFFICES) TO RESIDENTIAL USE IN GUNTAKAL VILLAGE, GUNTAKAL MUNICIPALITY.

***[GO.Ms.No.153, Municipal Administration & Urban Development(H2),
14th May, 2018.]***

APPENDIX**NOTIFICATION**

The following variation to the Guntakal General Town Planning Scheme, the Master Plan sanctioned in G.O.Ms.No.684 MA., dated:26.12.1986 and proposed in exercise of the powers conferred by clause (a) under sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) of sub-section (2) of the said section.

VARIATION

The site in Sy.No.643-C2B to an extent of Ac.4.00 cents of Guntakal Village and the boundaries of which are shown in the schedule hereunder and which is earmarked for Public and Semi-public use zone (State Government Offices) in the General Town Planning Scheme (Master plan) of Guntakal Town sanctioned in G.O.Ms.No.684, MA., Dated:26.12.1986 is now designated for Residential land use by variation of change of land use based on the Council Resolution No.437, dated:31.10.2016 as marked "A, B, C, D," in the revised part proposed land use map G.T.P.No.06/2017/A available in the Municipal Office, Guntakal town, **subject to the following conditions that;**

1. The applicant shall obtain prior necessary permissions from the competent authority before taking up any developments in the site under reference.
2. The title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
3. The above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A. P. Agriculture Ceiling Act.
4. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
5. The change of land use shall not be used as the proof of any title of the land.

6. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.

7. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

North : PWD Office.

East : 40'-0" wide Master Plan Road.

South : Sy.No.643-C2B part of Guntakal Village.

West : Sy.No.643-B2 of Guntakal Village.

R. KARIKAL VALAVEN,

Principal Secretary to Government.

(H2)

DRAFT VARIATION TO THE CONFIRMATION OF CHANGE OF LAND USE FROM SPECIAL INDUSTRIAL USE TO RESIDENTIAL USE, BUFFER ZONE TO RESIDENTIAL USE IN BHIMAVARAM MUNICIPALITY.

***[G.O.Ms.No. 154, Municipal Administration & Urban Development(H2),
14th May, 2018.]***

APPENDIX

NOTIFICATION

The following variation to the Bhimavaram General Town Planning Scheme, the Master Plan which was sanctioned in G.O.Ms.No.951 MA., dated:27.11.1987, proposed in exercise of the powers conferred by clause (a) of sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) of sub-section (2) of the said section.

VARIATION

The site in R.S.No.39, 40/1, 2(P), 41(P), 133 of Bhimavaram to an extent of Ac.14.80 cents of Bhimavaram Town. The boundaries of which shown in the schedule hereunder and which is earmarked for Special Industrial, Buffer Zone, 40'-0" M.P. Road in the General Town Planning Scheme (Master Plan) of Bhimavaram sanctioned in G.O.Ms.No.951, MA., dt.27.11.1987 is now designates for Residential use, Realignment of 40'-0" wide road by variation of change of land use as per Master Plan and also based on the Council Resolution No.421, dated:11.02.2014 and as marked as in the revised part

proposed land use map bearing G.T.P.No.3/2017/R available in the Municipal Office Bhimavaram Town, **subject to the following conditions that;**

1. The applicant shall handover to an extent of Ac.0.520 cents affected under 60'-0'' wide M.P. Road on South side to Bhimavaram Municipality through Registered Gift Deed at free of cost.
2. The applicant shall handover to an extent of Ac. 1.235 cents which was affected under 40'-0'' wide M.P. Road & re-alignment of 40'-0'' wide M.P. Road on Eastern side of site under reference.
3. The applicant shall maintain 30 m distance from the property of Railway Department and edge of building activity or as per NOC given by the Railway Department as per the clause 54 (7) of G.O.Ms.No.119, MA, Dt.28-03-2017.
4. The confirmation orders shall be applicable only after construction of bridge over the Canal for proper access to the site under reference.
5. The applicant shall not disturb the Government land bifurcating the site under reference into two bits in R.S.No.40/3.
6. The applicant shall obtain prior technical clearance from competent authority before commencement of any developmental activity at the site under reference i.e. Ac.14.80 cents.
7. The applicant shall provide 2 meters buffer along with Northern boundary in Sy.No.39 and necessary buffer shall be provided as per rules in force, wherever the adjoining land is falling in Industrial use as per Master Plan.
8. The title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
9. The above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
10. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
11. The change of land use shall not be used as the proof of any title of the land.
12. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
13. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

North : Railway Property
 East : Railway Property
 South : Rayalam Drain bund & culvert followed by Residential layout.
 West : Rayalam Drain & Vacant land.

R. KARIKAL VALAVEN,

Principal Secretary to Government.

(H2)

DRAFT VARIATION TO THE CONFIRMATION OF CHANGE OF LAND USE FROM
 RESIDENTIAL USE TO COMMERCIAL USE IN KANDUKUR MUNICIPALITY.

***[G.O.Ms.No. 155, Municipal Administration & Urban Development(H2),
 14th May, 2018.]***

APPENDIX**NOTIFICATION**

The following variation to the Kandukur General Town Planning Scheme, the Master Plan, sanctioned in G.O.Ms.No.850 MA., dated:03.10.2005, proposed in exercise of the powers conferred by clause (a) under sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) of sub-section (2) of the said section.

VARIATION

The site, in Sy.No.865/1A, 1A 2A1 of Kandukur Municipality to an extent of 1796.00 Sq.mts and the boundaries of which are shown in the schedule hereunder and which is earmarked for Residential Use in the General Town Planning Scheme (Master plan) of Kandukur sanctioned in G.O.Ms.No.850, MA., dated:03.10.2005 is now designated for Commercial use by variation of change of land use and also based on the Counsel Resolution No.189, dated:31.10.2008 as marked "A to I" in the revised part proposed land use map G.T.P.No.3/2017/G available in the Kandukur Municipal Office, **subject to the following conditions that;**

1. The Municipal Commissioner, Kandukuru has to ensure that the building construction in the site is in conformity with the building rules.
2. The Municipal Commissioner, Kandukuru shall also ensure that the road stretch is widened to 12.00 meters.
3. The Commissioner, Kandukur Municipality shall take over site affected under road widening from the applicants through a legally enforceable document.

4. The Municipal Commissioner, Kandukur Municipality shall collect development / conversion charges as per the G.O.Ms.No.158, MA, dt:23.03.1996.
5. The title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
6. The above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
7. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any
8. The owners / applicants shall be responsible for any Damage claimed by any one on account of change of land use proposed.
9. The change of land use shall not be used as the proof of any title of the land.
10. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
11. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

- North : Existing 6.00 M to 8.14 M road to be widened
to 12.00 M
- East : Koteswara Theatre
- South : Existing 5.89 M to 7.87 M road to be widened
to 9.00 M Road
- West : Site of Sri S. Ramaiah and others.

R. KARIKAL VALAVEN,
Principal Secretary to Government.

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